

RENTON CITY COUNCIL

Regular Meeting

March 2, 1998 Council Chambers
Monday, 7:30 p.m. Municipal Building

MINUTES

CALL TO ORDER

Mayor Jesse Tanner led the Pledge of Allegiance to the flag and called the meeting of the Renton City Council to order.

ROLL CALL OF COUNCIL MEMBERS

BOB EDWARDS, Council President; TONI NELSON; KATHY KEOLKER-WHEELER; DAN CLAWSON; KING PARKER; TIMOTHY SCHLITZER; RANDY CORMAN.

CITY STAFF IN ATTENDANCE

JESSE TANNER, Mayor; JAY COVINGTON, Chief Administrative Officer; DAVID DEAN, Assistant City Attorney; MARILYN PETERSEN, City Clerk; GREGG ZIMMERMAN, Planning/Building/Public Works Administrator; MICHAEL KATTERMANN, Director of Neighborhoods & Strategic Planning; TOM BOYNS, Property Services Supervisor; DEPUTY CHIEF DON PERSSON, Police Department.

APPROVAL OF COUNCIL MINUTES

MOVED BY EDWARDS, SECONDED BY PARKER, COUNCIL APPROVE THE MINUTES OF FEBRUARY 23, 1998, AS PRESENTED. CARRIED.

PUBLIC HEARINGS

Vacation Kirkland Pl NE
(Keller/Abrahamson, VAC-97-007)

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Tanner opened the public hearing to consider the petition to vacate the east 18 feet of Kirkland Pl. NE in the 2000 block; (Keller/Abrahamson, VAC-97-007).

Tom Boyns, Property Services Supervisor, explained that the vacation is being sought to enable the subdivision of an adjoining property into single family lots. The signatures on the vacation petition represent 100% of the ownership abutting the right-of-way.

Mr. Boyns noted that this roadway has been the subject of numerous complaints relating to its narrow width, which frequently is further constricted by parked vehicles. If the proposed plat is approved, the road would be repaved into two distinct lanes, and a curb and sidewalk would be added to the east side of the street. These improvements should alleviate the current problems.

Staff and the Board of Public Works recommend that the vacation be approved, subject to the following conditions:

1. A utilities easement be retained over the west ten feet of the area being vacated;
2. The remaining 42 feet of right-of-way be configured to comply with City Code;
3. A sidewalk be constructed along the east side of the road adjacent to the new subdivision; and
4. All obstructions (light poles, fire hydrants, etc.) be clear of the sidewalk.

Responding to Mayor Tanner, Mr. Boyns confirmed that even if the proposed right-of-way is vacated, the City will retain sufficient right-of-way to allow for a 32-foot-wide street with sidewalks on both sides, should a sidewalk ever be required or desired on the west side of the street.

Audience comment was invited. There being none, it was MOVED BY PARKER, SECONDED BY CLAWSON, COUNCIL CLOSE THE PUBLIC HEARING. CARRIED.

MOVED BY SCHLITZER, SECONDED BY PARKER, COUNCIL APPROVE THE VACATION AS REQUESTED, SUBJECT TO THE RECOMMENDED CONDITIONS. CARRIED.

EDNSP CD Zone
Moratorium re Gas
Stations, Vehicle Service
etc.

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Tanner opened the public hearing to consider the moratorium in the Center Downtown (CD) zone on the permitting of new and used vehicle sales, rental, leasing, repair and service including gas stations and car washes.

Mike Kattermann, Director of Neighborhoods & Strategic Planning, explained that Council imposed the six-month moratorium on February 9, 1998. The purpose of tonight's public hearing is whether the moratorium should be continued.

Mr. Kattermann reported that the City has invested considerable effort to foster urban land use patterns in the downtown area, and various automobile-related uses are allowed in other zones throughout Renton. Saying that staff recommends the moratorium be retained, Mr. Kattermann concluded that Council will hold a public hearing on March 16 to discuss proposed changes to the CD zone.

Audience comment was invited. There being none, it was MOVED BY CLAWSON, SECONDED BY SCHLITZER, COUNCIL CLOSE THE PUBLIC HEARING. CARRIED.

ADMINISTRATIVE REPORT

Chief Administrative Officer Jay Covington reviewed a written administrative report summarizing the City's recent progress towards goals and work programs adopted as part of its business plan for 1998 and beyond. Items noted included:

- * The first phase of the repairs to sidewalks, curbs and gutters in the Windsor Hills area started this week.
- * The U.S. Marine Fisheries Service proposed that the Puget Sound Chinook salmon be listed as a threatened species under the Endangered Species Act.
- * In an effort to identify the source of PCE contamination in the Cedar River well field, test borings were made on property owned by Stoneway Concrete.
- * The Parks Department's maintenance crew completed a new timber retaining wall at Kennydale Lion's Park.

CONSENT AGENDA

Items on the consent agenda are adopted by one motion which follows the listing.

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| Parks Cedar River Trail Easements re Bryn Mawr System Improvements, The Boeing Co & King Cty, CAG-98- | Community Services Department requested authorization to execute construction agreements and easements with The Boeing Company and King County for the Cedar River Trail Park in association with the Bryn Mawr System Improvements project, as well as a Memorandum of Understanding with Boeing to facilitate that company's construction of a storm sewer interceptor while allowing water and electrical service to the City of Renton boathouse, at no cost to the City. Refer to <u>Utilities Committee</u> . |
| CAG 97-012, Renton Boathouse & Waterwalk Guardrail Installation, Western St Fence Co | Community Services Department submitted CAG-97-012, Renton Boathouse & Waterwalk Guardrail Installation; and recommended approval of the project, authorization for final pay estimate in the amount of \$4,399.51, commencement of 60-day lien period, and release of retained amount of \$2,438.51 to Western State Fence Co., contractor, if all required releases are obtained. Council concur. |
| Public Works Cedar River Dredging, Army Corps of Engineers, CAG- | Surface Water Utility Division requested approval of the final project agreement (including financing plan) with the U.S. Army Corps of Engineers to construct and maintain the Cedar River Section 205 Flood Damage Reduction project. Renton's estimated cost share is \$1,048,667 for initial construction and \$80,500 annually for project operation and maintenance. Refer to <u>Utilities Committee</u> . |
| Public Works Cedar River Dredging, The Boeing Co, CAG-98- | Surface Water Utility Division recommended approval of an agreement accepting up to \$1,050,000 from The Boeing Company for project design and construction costs related to the Cedar River Section 205 Flood Damage Reduction project. Refer to <u>Utilities Committee</u> . |
| Public Works Cedar River Dredging, King County, CAG-98- | Surface Water Utility Division recommended approval of an interlocal agreement accepting up to \$1,050,000 from King County for project design and construction costs related to the Cedar River Section 205 Flood Damage Reduction project. Refer to <u>Utilities Committee</u> . |
| Airport Runway 15 Safety Improvement, HNTB, CAG-98- | Transportation Division requested approval of a contract in the amount of \$70,432 with HNTB to prepare plans and specifications for the Airport's Runway 15 Safety Area Improvement project; and further requested authorization to apply for an FAA Airport Improvement Grant that would reimburse up to 90% of the expense of this contract. Refer to <u>Transportation (Aviation) Committee</u> . |
| Airport Relocation of Tower HVAC Unit, CH2M Hill, CAG-98- | Transportation Division requested approval of a contract in the amount of \$59,917 with CH2M Hill to prepare contract plans and specifications, and furnish construction services, for the removal and relocation of the Renton Municipal Airport Tower's HVAC unit. Refer to <u>Transportation (Aviation) Committee</u> . |
| Utility Coal Creek Utility | Utility Systems Division recommended approval of an |

District Service Area
Study, CAG-98-

interlocal agreement with the cities of Bellevue and Newcastle, and the Coal Creek Utility District, to study water and sewer service in areas currently served by the Coal Creek Utility District. Renton is not being asked to provide funding for this study. Council concur. (See page 77 for resolution.)

MOVED BY EDWARDS, SECONDED BY SCHLITZER, COUNCIL APPROVE THE CONSENT AGENDA AS PRESENTED. CARRIED.

CORRESPONDENCE
Citizen Comment Petersen
- New City Hall Costs

Correspondence sent by means of electronic mail was read from Inez Petersen, 3306 Lake Washington Blvd. N. #2, Renton, 98056, requesting detailed financial information on the new City Hall.

Mayor Tanner replied that Ms. Petersen's previous e-mails on this subject were not answered because they did not include her name and address, and he does not respond to quasi-anonymous Internet monikers. He added that, contrary to Ms. Petersen's assertions, Renton voters did not reject a bond issue for \$14 million that would have paid for construction of a new city hall. Rather, this amount was requested to construct a 30,000 square foot public safety building for the police, jail, and municipal court functions. In contrast, the new City Hall, which contains 120,000 square feet and will house all City departments, was purchased for just over \$9 million. The City expects to spend another \$11 million in renovations and area transportation improvements.

Councilman Schlitzer agreed that the City did a phenomenal job of solving long-standing crowding problems for its employees by purchasing the existing building. He added that he was proud of the good bargain struck for the new City Hall.

OLD BUSINESS
Planning & Development
Committee
Rezone Valley Medical
Center, North & South
Campuses

Planning & Development Committee Chair Keolker-Wheeler presented a report regarding the Valley Medical Center rezones. The Committee has been holding the rezones of the Valley Medical Center (north and south campuses) from P-1 to CO, pending staff analysis of the height condition recommended by the Hearing Examiner in his report of February 3, 1997. The Committee recommended that Council concur in the recommendation of the Administration, as follows:

1. Adopt the rezone of the parcels from Public Use (P-1) to Commercial Office (CO) with a "P" suffix;
2. Replace the Hearing Examiner's condition on height with the following language: "For those portions of the campus within 150 (one hundred and fifty) feet of any properties designated as residential on the City's Comprehensive Plan, the maximum building height shall be equal to the distance from the nearest property designated as residential. The maximum height for any building on the campus shall be 150 (one hundred and fifty) feet."
3. Direct the Administration to amend the secondary use conditions for medical institutions in the CO zone to add the new height restriction for this use.

MOVED BY KEOLKER-WHEELER, SECONDED BY EDWARDS, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Finance Committee

Finance Police Computer
Contract

Finance Committee Chair Parker presented a report recommending concurrence in the recommendation of the Police Department to approve the contract with New World Computer Systems for the purchase of a police computer system. The Committee further recommended that the Mayor and City Clerk be authorized to sign the contract documents. MOVED BY PARKER, SECONDED BY NELSON, COUNCIL CONCUR IN THE COMMITTEE REPORT.*

Responding to Council President Edwards, Deputy Police Chief Don Persson confirmed that although not all jurisdictions can purchase wholly compatible computer systems at the same time, Renton's system will be able to communicate with those of other police departments and law enforcement agencies.

*MOTION CARRIED.

Finance Vouchers

Finance Committee Chair Parker presented a report recommending approval of Claims Vouchers #156167 - 156616; one wire transfer in the total amount of \$551,433.71. MOVED BY PARKER, SECONDED BY NELSON, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

**ORDINANCES AND
RESOLUTIONS**

The following resolution was presented for reading and adoption:

Resolution #3311

Utility Coal Creek Utility
District Service Area
Study, CAG-98-

A resolution was read authorizing the Mayor and City Clerk to enter into an interlocal cooperative agreement with the cities of Bellevue and Newcastle to study provision of water and sewer service in areas currently served by the Coal Creek Utility District. MOVED BY CLAWSON, SECONDED BY SCHLITZER, COUNCIL ADOPT THE RESOLUTION AS PRESENTED. CARRIED.

The following ordinance was presented for second and final reading:

Ordinance #4708

Transportation
Transportation
Concurrency Ordinance

An ordinance was read adding a new chapter entitled "Renton Transportation Concurrency Regulations" to Title IV (Building Regulations) of City Code to ensure that Renton transportation level of service standards are achieved concurrently with development, or within a reasonable time after development occupancy and use. MOVED BY EDWARDS, SECONDED BY CORMAN, COUNCIL ADOPT THE ORDINANCE AS PRESENTED. ROLL CALL: ALL AYES. MOTION CARRIED.

ADJOURNMENT

MOVED BY PARKER, SECONDED BY NELSON,
COUNCIL ADJOURN. CARRIED. Time: 8:17 p.m.

MARILYN J. PETERSEN, CMC, City Clerk

Recorder: Brenda Fritsvold
3/02/98